MANCHESTER
CITY COUNCIL

Planning

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Date: 7th January 2010

Dear Sir / Madam,

Application under Section 96A of the Town and Country Planning Act 1990 (as amended) for a Non-Material change to a Planning Permission

Application Number: 091913/NMC/2009/S1
Description: Application for non-material amendment: Alterations to windows, provision of Juliet balconies and alterations to the walkway balustrade detail.
Location: 333 Great Western Street, Rusholme

I am writing to you following your recent application for a non-material amendment to planning reference number 079363/FO/2006/S. The details of the proposed amendment relate to the provision of Juliet balconies and changes to the window detail as shown on drawings 09011(0-) 105 C and 09011(0-) 106C, together with changes to the balustrade detail as shown on drawing 09011(0-) 107A

Following an assessment of the plans submitted, I can confirm that the proposed amendments are considered to be of a non-material nature and are considered to be acceptable to the City Council as the Local Planning Authority. The City Council is satisfied that the proposed changes will have no material impact upon the character of the approved building or upon the visual amenity of nearby residents.

Therefore, I can confirm that the proposed amendments are hereby **APPROVED.**

It should be noted that this letter of consent does not supersede the decision notice attached to planning permission 079363/FO/2006/S1. These documents should be read in conjunction with one another. Therefore, the conditions previously applied to approval 079363/FO/2006/S1 still apply to this development. However, due to the acceptance of the amendments outlined above, the following amended condition also now applies:

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'The development hereby approved shall be carried out in accordance with the drawings numbered (P) 002 B; P (300) A; and P(302), stamped as received by the Local Planning Authority on 22 June 2006, (P) 001 C and (P) 200 C stamped as received by the Local Planning Authority on 10 August 2006, 09011(0-) 105 C, 09011(0-) 106C, stamped as received on 13th December 2009 and 09011(0-) 107A received by e-mail on 4th January 2010, unless otherwise agreed in writing by the City Council as Local Planning Authority'.

Reason - To ensure that the development is carried out in accordance with the approved plans, pursuant to Policy H2.2 of the Unitary Development Plan for the City of Manchester.

If you wish to discuss this matter further, please contact Steve McCoombe via the details above.

Yours faithfully



Peter Babb
Head of Planning